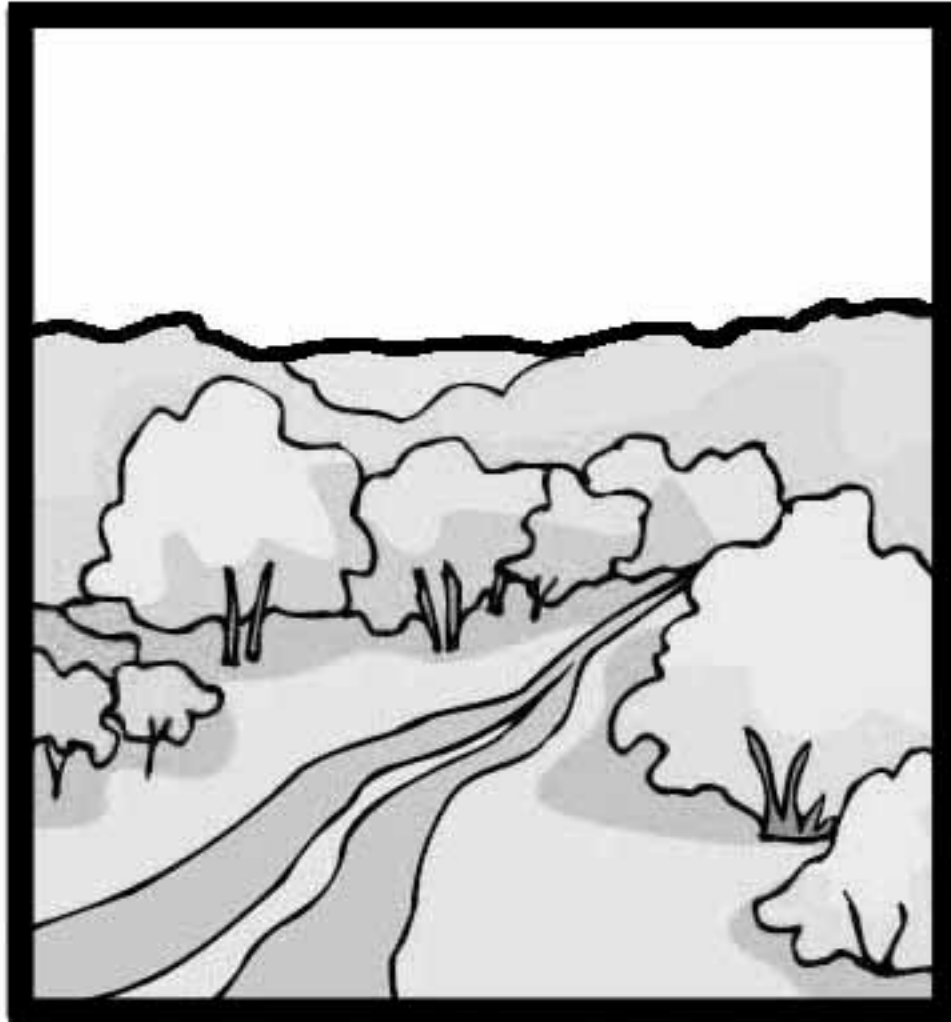


# LAND USE PERMIT APPLICATION PACKAGE

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**NOTE:** Your application is public record and information regarding your application is available both in person at the Department of Planning and Building in the County Government Center and on the County Planning and Building Department's website. All references to names, addresses, telephone numbers, email addresses and project information are part of this public record. All applications must be filed under the property owner's name and address of the property that is the subject of the application; however, you may use an alternate contact address and telephone number.



Last update 7/2004

# REQUIRED CONTENTS

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The following information is required to be submitted with your application. If any information is missing, your application may be returned to you until such time as all required materials are included with the submittal.

## **FORMS – These forms are all included in this application package**

- \* 15 copies of the Completed **General Application Form**
- \* Consent of Landowner Form (if applicant does not own the property)
- \* 15 copies of the Completed **Land Use Permit Application Form**
- \* Environmental Description Form
- \* Signed Information Disclosure Form
  
- \* **Completed Accessory Application Form(s)** - if applicable - Curb, Gutter & Sidewalk Waiver, Tree Removal, Variance, Lodge Hill, etc. *(these forms are **NOT** in this package and can be obtained at the Planning and Building Front Counter)*

## **FEES**

**Application Fee** - Fees will be calculated at the time of submittal

**PLANS**- If any of the information included as part of this application is available in digital format, please enclose the information via digital media.

**Site Layout Plan** - an accurate drawing of the property. The site plan must show the following items (where they apply to your site):

- \* Exterior boundaries and dimensions of the entire site
- \* North arrow and scale.
- \* Contour Map (except when a grading plan is required) showing the following:
  - Inside urban reserve lines* - show contours at 5-foot intervals for undeveloped areas and 2-foot intervals for building sites and paved or graded areas.
  - Outside urban reserve lines* - show contours at 10-foot intervals for undeveloped areas and 2-foot intervals for building sites.
  - Steep slopes* - areas in excess of 30% slope may be designated as such and contours omitted, unless proposed for grading, construction or other alterations.
- \* General location of major topographic and man-made features, such as rock outcrops, bluffs, streams, swales and graded areas.
- \* Location, dimensions and use of all existing and proposed structures on the property, including buildings, decks, balconies, fences, walls, and other structural elements that extend into yard areas.
- \* Location, name, width, and pavement type of adjacent and on-site streets/alleys.
- \* Existing/proposed curbs, gutters & sidewalks. All points of access, both existing and proposed.

- \* Types and location of existing/proposed water supply and sewage disposal facilities.
- \* Location and dimensions of all existing/proposed easements, driveways and parking areas (enclosed or open), including pavement type.
- \* Location, diameter (at 4 feet above grade), species, approximate canopy cover (dripline) of all trees on the site, noting which will remain and which are proposed for removal, and include proposals for replacement of trees to be removed.
- \* All areas proposed for grading and landscaping.
- \* Any areas proposed to be reserved and maintained as open space
- \* Location, use and approximate dimensions of all structures within 100 feet of the site's boundaries.
- \* A vicinity map showing precisely how to drive to the site. (include street names and distances to help with describing how to get to the site)
- \* Coastal Access - If the project is within the coastal zone and located between the ocean and the nearest public road, applications shall include the locations of the nearest public access points to the beach

**Preliminary Floor Plans and Architectural Elevations** - showing height of buildings and structures, color, texture and material of exterior finishes and roofing (not required for most agricultural buildings).

**Elevations** - (relative height) from the finish floor of the garage or other parking area to the edge of the pavement or road at the driveway entrance.

**COPIES OF PLANS-** If any of the information included as part of this application is available in digital format, please enclose the information via digital media.

#### **Full-Sized Plans**

- \* 7 copies of all drawings in a full-size format (larger than 11 by 17 inch page)

#### **Reductions**

- \* 8 copies of all drawings reduced to the size of an 8-1/2 by 11 inch page.
- \* 1 copy of all drawings reduced to the size of an 11 by 17 inch page.

#### **OTHER INFORMATION**

**Legal Lot Verification** - how the parcel(s) was legally created.

**Abandoned oil and gas wells** - if applicable - information is available from the California Division of Oil & Gas, P.O. Box 227, Santa Maria, Ca. 93456, (805) 925-2686

### **SUPPLEMENTAL INFORMATION**

The following information may be required to be submitted before a review of the application can be completed. ***If you had a pre-application meeting, and items are checked on this checklist, they are required to be submitted with your application.***

- ☐ Preliminary Landscaping Plan prepared pursuant to Section 22/23.04.180 et seq.
- ☐ Fire Safety Plan prepared pursuant to Section 22/23.05.080 et seq.
- ☐ Preliminary Grading/Drainage Plan - when required by Section 22/23.05.020 & .040
- ☐ Agricultural Buffers - if adjacent parcels are used for agriculture, show all proposed agricultural buffers.
- ☐ Archeological Report - where required, submit two copies.
- ☐ Botanical Report - where required, submit two copies.
- ☐ Biological Report - where required, submit two copies.
- ☐ Building Site Envelopes - on site layout plan show all areas proposed for development, or areas proposed to be excluded from development.
- ☐ Noise Study - if the property either adjoins or will be a noise generator or a potential source of noise.
- ☐ Traffic Study - where required, submit two copies
- ☐ Geologic Report - where required, submit two copies
- ☐ Visual Analysis - for applications that propose development along significant visual corridors (such as Highway 101 and 1).
- ☐ Location, size, design and text of all existing and proposed signs.
- ☐ Location and design of solid waste disposal facilities - as required by Section 22/23.04.280.
- ☐ Cross-section drawings. The drawings shall include two sectional views of the project, approximately through the middle and at right angles to each other. The existing and proposed grades and the location of and distances between buildings, parking and landscaping shall also be provided.
- ☐ Supplemental Development Statement stating the project's phasing schedule (if one is proposed), and any information that is pertinent or helpful to the understanding of the proposal, such as photos, statistical data, petitions, etc.
- ☐ Water will-serve letter OR Well pump test (4-72 hour)
- ☐ Sewer will-serve letter OR Percolation tests
- ☐ County Public Works road requirements
- ☐ Road Plan and Profile / Culvert Plan and Profile / Streetscape Plan
- ☐ Cost Accounting Agreement

# GENERAL APPLICATION FORM

San Luis Obispo County Department of Planning and Building

File No \_\_\_\_\_

## APPLICATION TYPE CHECK ALL THAT APPLY

- |  |   |   |
|--|---|---|
| <input type="checkbox"/> Emergency Permit                        | <input type="checkbox"/> Tree Permit                              | <input type="checkbox"/> Plot Plan        |
| <input type="checkbox"/> Zoning Clearance                        | <input type="checkbox"/> Site Plan                                | <input type="checkbox"/> Minor Use Permit |
| <input type="checkbox"/> Conditional Use Permit/Development Plan |   | <input type="checkbox"/> Variance         |
| <input type="checkbox"/> Surface Mining/Reclamation Plan         | <input type="checkbox"/> Curb, Gutter & Sidewalk Waiver           |   |
| <input type="checkbox"/> Other                                   | <input type="checkbox"/> Modification to approved land use permit |   |

## APPLICANT INFORMATION Check box for contact person assigned to this project

☐ Landowner Name \_\_\_\_\_ Daytime Phone \_\_\_\_\_  
Mailing Address \_\_\_\_\_ Zip \_\_\_\_\_  
Email Address: \_\_\_\_\_

☐ Applicant Name \_\_\_\_\_ Daytime Phone \_\_\_\_\_  
Mailing Address \_\_\_\_\_ Zip \_\_\_\_\_  
Email Address: \_\_\_\_\_

☐ Agent Name \_\_\_\_\_ Daytime Phone \_\_\_\_\_  
Mailing Address \_\_\_\_\_ Zip \_\_\_\_\_  
Email Address: \_\_\_\_\_

## PROPERTY INFORMATION

Total Size of Site: \_\_\_\_\_ Assessor Parcel Number(s): \_\_\_\_\_

Legal Description: \_\_\_\_\_

Address of the project (if known): \_\_\_\_\_

Directions to the site (including gate codes) - describe first with name of road providing primary access to the site, then nearest roads, landmarks, etc.: \_\_\_\_\_

Describe current uses, existing structures, and other improvements and vegetation on the property: \_\_\_\_\_

## PROPOSED PROJECT

Describe the proposed project (inc. sq. ft. of all buildings): \_\_\_\_\_

## LEGAL DECLARATION

I, the owner of record of this property have completed this form accurately and declare that all statements here are true. I do hereby grant official representatives of the county authorization to inspect the subject property.

Property owner signature \_\_\_\_\_ Date \_\_\_\_\_

## FOR STAFF USE ONLY

Reason for Land Use Permit: \_\_\_\_\_

# CONSENT OF LANDOWNER

San Luis Obispo County Department of Planning and Building File No \_\_\_\_\_

.....

I (we) the undersigned owner of record of the fee interest in the parcel of land located at (print address): \_\_\_\_\_ identified as Assessor Parcel Number \_\_\_\_\_ for which a construction permit, land use permit, land division, general plan or ordinance amendment, or LAFCo application referral is being filed with the county requesting an approval for: \_\_\_\_\_ specify type of project, for example: addition to a single family residence; or general plan amendment), do hereby certify that:

1. Such application may be filed and processed with my (our) full consent, and that I (we) have authorized the agent named below to act as my (our) agent in all contacts with the county and to sign for all necessary permits in connection with this matter.

2. I (we) hereby grant consent to the County of San Luis Obispo, its officers, agents, employees, independent contractors, consultants, sub-consultants and their officers, agents, and employees to enter the property identified above to conduct any and all surveys and inspections that are considered appropriate by the inspecting person or entity to process this application. This consent also extends to governmental entities other than the county, their officers, agencies, employees, independent contractors, consultants, sub-consultants, and their officers agents or employees if the other governmental entities are providing review, inspections and surveys to assist the county in processing this application. This consent will expire upon completion of the project.

3. If prior notice is required for an entry to survey or inspect the property. Please contact:

Print Name: \_\_\_\_\_

Daytime Telephone Number: \_\_\_\_\_

4. I (we) hereby give notice of the following concealed or unconcealed dangerous conditions on the property \_\_\_\_\_

## Person or entity granting consent:

Print Name: \_\_\_\_\_

Print Address: \_\_\_\_\_

Daytime Telephone Number: \_\_\_\_\_

Signature of landowner: \_\_\_\_\_ Date: \_\_\_\_\_

## Authorized agent:

Print Name: \_\_\_\_\_

Print Address: \_\_\_\_\_

Daytime Telephone Number: \_\_\_\_\_

Signature of authorized agent: \_\_\_\_\_ Date: \_\_\_\_\_

# LAND USE PERMIT APPLICATION

San Luis Obispo County Department of Planning and Building

File No \_\_\_\_\_

**Type of project:** ☐ Commercial ☐ Industrial ☐ Residential  
☐ Recreational ☐ Other

**Describe any modifications/adjustments** from ordinance needed and the reason for the request (if applicable): \_\_\_\_\_

**Describe existing and future access** to the proposed project site: \_\_\_\_\_

**Surrounding parcel ownership:** Do you own adjacent property? ☐ Yes ☐ No  
If yes, what is the acreage of all property you own that surrounds the project site?: \_\_\_\_\_

**Surrounding land use:** What are the uses of the land surrounding your property (when applicable, please specify all agricultural uses):

North: \_\_\_\_\_

South: \_\_\_\_\_

East: \_\_\_\_\_

West: \_\_\_\_\_

**For all projects answer the following:**

Square footage and percentage of the total site (approximately) that will be used for the following:

Buildings: \_\_\_\_\_ sq. feet \_\_\_\_\_ %

Landscaping: \_\_\_\_\_ sq. feet \_\_\_\_\_ %

Paving: \_\_\_\_\_ sq. feet \_\_\_\_\_ %

Other (specify) \_\_\_\_\_

Total area of all paving and structures: \_\_\_\_\_ ☐ sq. feet ☐ acres

Total area of grading or removal of ground cover: \_\_\_\_\_ ☐ sq. feet ☐ acres

Number of parking spaces proposed: \_\_\_\_\_ Height of tallest structure: \_\_\_\_\_

Number of trees to be removed: \_\_\_\_\_ Type: \_\_\_\_\_

Setbacks: Front \_\_\_\_\_ Right \_\_\_\_\_ Left \_\_\_\_\_ Back \_\_\_\_\_

**Proposed water source:** ☐ On-site well ☐ Shared well ☐ Other \_\_\_\_\_

☐ Community System - List the agency or company responsible for provision: \_\_\_\_\_

Do you have a valid will-serve letter? ☐ Yes If yes, please submit copy ☐ No

**Proposed sewage disposal:** ☐ Individual on-site system ☐ Other \_\_\_\_\_

☐ Community System -List the agency or company responsible for sewage disposal: \_\_\_\_\_

Do you have a valid will-serve letter? ☐ Yes If yes, please submit copy ☐ No

**Fire Agency:** - List the agency responsible for fire protection: \_\_\_\_\_

**For commercial/industrial projects answer the following:**

Total outdoor use area: \_\_\_\_\_ ☐ sq. feet ☐ acres

Total floor area of all structures including upper stories: \_\_\_\_\_ sq. feet

**For residential projects, answer the following:**

Number of residential units: \_\_\_\_\_ Number of bedrooms per unit: \_\_\_\_\_

Total floor area of all structures including upper stories, but not garages and carports: \_\_\_\_\_

Total of area of the lot(s) minus building footprint and parking spaces: \_\_\_\_\_

# ENVIRONMENTAL DESCRIPTION FORM

San Luis Obispo County Department of Planning and Building

File No \_\_\_\_\_

The California Environmental Quality Act (CEQA) requires all state and local agencies to consider and mitigate environmental impacts for their own actions and when permitting private projects. The Act also requires that an environmental impact report (EIR) be prepared for all actions that may significantly affect the quality of the environment. The information you provide on this form will help the Department of Planning and Building determine whether or not your project will significantly affect the quality of the environment.

**To ensure that your environmental review is completed as quickly as possible, please remember to:**

Answer **ALL** of the questions as accurately and completely as possible.

Include any additional information or explanations where you believe it would be helpful or where required. Include additional pages if needed.

If you are requesting a land division or a re-zoning, be sure to include complete information about future development that may result from the proposed land division or rezoning.

Include references to any reports or studies you are aware of that might be relevant to the questions asked or the answers you provide.

Should a determination be made that the information is inaccurate or insufficient, you will be required to submit additional information upon request.

## **Physical Site Characteristic Information**

***Your site plan will also need to show the information requested here***

1. Describe the topography of the site:  
Level to gently rolling, 0-10% slopes: \_\_\_\_\_ acres  
Moderate slopes of 10-30%: \_\_\_\_\_ acres  
Steep slopes over 30%: \_\_\_\_\_ acres
2. Are there any springs, streams, lakes or marshes on or near the site? ☐ Yes ☐ No  
If yes, please describe: \_\_\_\_\_
3. Are there any flooding problems on the site or in the surrounding area ☐ Yes ☐ No  
If yes, please describe: \_\_\_\_\_
4. Has a drainage plan been prepared? ☐ Yes ☐ No  
If yes, please include with application.
5. Has there been any grading or earthwork on the project site? ☐ Yes ☐ No  
If yes, please explain: \_\_\_\_\_
6. Has a grading plan been prepared? ☐ Yes ☐ No  
If yes, please include with application.
7. Are there any sewer ponds/waste disposal sites on/adjacent to the project? ☐ Yes ☐ No
8. Is a railroad or highway within 300 feet of your project site? ☐ Yes ☐ No
9. Can the proposed project be seen from surrounding public roads? ☐ Yes ☐ No  
If yes, please list: \_\_\_\_\_



## **Water Supply Information**

1. What type of water supply is proposed?  
☐ Individual well                      ☐ Shared well                      ☐ Community water system
2. What is the proposed use of the water?  
☐ Residential                      ☐ Agricultural: explain \_\_\_\_\_  
☐ Commercial/Office: explain \_\_\_\_\_  
☐ Industrial: explain \_\_\_\_\_
3. What is the expected daily water demand associated with the project? \_\_\_\_\_
4. How many service connections will be required? \_\_\_\_\_
5. Do operable water facilities exist on the site?  
☐ Yes                      ☐ No                      If yes, please describe: \_\_\_\_\_
6. Has there been a sustained yield test on proposed or existing wells?  
☐ Yes                      ☐ No                      If yes please attach \_\_\_\_\_
7. Does water meet the Health Agency's quality requirements?  
Bacteriological? ☐ Yes                      ☐ No                      Chemical? ☐ Yes                      ☐ No  
Physical? ☐ Yes                      ☐ No                      Water analysis report submitted? ☐ Yes                      ☐ No
8. Please check if any of the following have been completed on the subject property and/or submitted to County Environmental Health.  
☐ Well Driller's Letter                      ☐ Water Quality Analysis                      ☐ OK                      or                      ☐ Problems  
☐ Will Serve Letter                      ☐ Pump Test \_\_\_\_\_ Hours \_\_\_\_\_ GPM  
☐ Surrounding Well Logs                      ☐ Hydrologic Study                      ☐ Other \_\_\_\_\_

***Please attach any letters or documents to verify that water is available for the proposed project.***

## **Sewage Disposal Information**

### ***If an on-site (individual) subsurface sewage disposal system will be used:***

1. Has an engineered percolation test been accomplished?  
☐ Yes                      ☐ No                      If yes, please attach a copy.
2. What is the distance from proposed leach field to any neighboring water wells? \_\_\_\_\_ feet
3. Will subsurface drainage result in the possibility of effluent reappearing in surface water or on adjacent lands, due to steep slopes, impervious soil layers or other existing conditions?  
☐ Yes                      ☐ No
4. Has a piezometer test been completed? ☐ Yes                      ☐ No
5. Will a Waste Discharge Permit from the Regional Water Quality Control Board be required?  
☐ Yes                      ☐ No  
*(a waste discharge permit is typically needed when you exceed 2,500 gallons per day)*

### ***If a community sewage disposal system is to be used:***

1. Is this project to be connected to an existing sewer line?  
☐ Yes                      ☐ No                      Distance to nearest sewer line: \_\_\_\_\_  
Location of connection: \_\_\_\_\_
2. What is the amount of proposed flow? \_\_\_\_\_ g.p.d.
3. Does the existing collection treatment and disposal system have adequate additional capacity to accept the proposed flow? ☐ Yes                      ☐ No

### **Solid Waste Information**

1. What type of solid waste will be generated by the project? ☐ Domestic ☐ Industrial  
☐ Agricultural ☐ Other, please explain? \_\_\_\_\_
2. Name of Solid Waste Disposal Company: \_\_\_\_\_
3. Where is the waste disposal storage in relation to buildings? \_\_\_\_\_
4. Does your project design include an area for collecting recyclable materials and/or composting materials? ☐ Yes ☐ No

### **Community Service Information**

1. Name of School District: \_\_\_\_\_
2. Location of nearest police station: \_\_\_\_\_
3. Location of nearest fire station: \_\_\_\_\_
4. Location of nearest public transit stop: \_\_\_\_\_
5. Are services (grocery / other shopping) within walking distance of the project? ☐ Yes ☐ No  
If yes, what is the distance? \_\_\_\_\_ feet / miles

### **Historic and Archeological Information**

1. Please describe the historic use of the property: \_\_\_\_\_  
\_\_\_\_\_
2. Are you aware of the presence of any historic, cultural or archaeological materials on the project site or in the vicinity? ☐ Yes ☐ No  
If yes, please describe: \_\_\_\_\_
3. Has an archaeological surface survey been done for the project site? ☐ Yes ☐ No  
If yes, please include **two** copies of the report with the application.

### **Commercial/Industrial Project Information**

***Only complete this section if you are proposing a commercial or industrial project or zoning change.***

1. Days of Operation: \_\_\_\_\_ Hours of Operation: \_\_\_\_\_
2. How many people will this project employ? \_\_\_\_\_
3. Will employees work in shifts? ☐ Yes ☐ No  
If yes, please identify the shift times and number of employees for each shift \_\_\_\_\_  
\_\_\_\_\_
4. Will this project produce any emissions (i.e. gasses, smoke, dust, odors, fumes, vapors,)?  
☐ Yes ☐ No  
If yes, please explain: \_\_\_\_\_
5. Will this project increase the noise level in the immediate vicinity? ☐ Yes ☐ No  
If yes, please explain: \_\_\_\_\_  
(If loud equipment is proposed, please submit manufacturers estimate on noise output)
6. What type of industrial waste materials will result from the project? Explain in detail: \_\_\_\_\_
7. Will hazardous products be used or stored on-site? ☐ Yes ☐ No

If yes, please describe in detail: \_\_\_\_\_

8. Has a traffic study been prepared? ☐ Yes ☐ No If yes, please attach a copy
9. Please estimate the number of employees, customer and other project-related traffic trips to or from the project.  
Between 7:00 - 9:00 a.m. \_\_\_\_\_ Between 4:00 to 6:00 p.m. \_\_\_\_\_
10. Are you proposing any special measures (carpooling, public transit, telecommuting) to reduce automobile trips by employees?  
☐ Yes ☐ No If yes, please specify what you are proposing \_\_\_\_\_
11. Are you aware of any potentially problematic roadway conditions that may exist or result from the proposed project, such as poor sight distance at access points, connecting with the public road? ☐ Yes ☐ No  
If yes, please describe \_\_\_\_\_

### **Agricultural Information**

***Only complete this section: 1) within the Agricultural land use category or 2) your site is currently in agricultural production.***

1. Is the site currently in Agricultural Preserve (Williamson Act)? ☐ Yes ☐ No
2. If yes, is the site currently under land conservation contract? ☐ Yes ☐ No
3. If your land is currently vacant or in agricultural production, are there any restrictions on the crop productivity of the land? That is, are there any reasons (i.e. poor soil, steep slopes) the land cannot support a profitable agricultural crop? Please explain in detail: \_\_\_\_\_

### **Special Project Information**

1. Describe any amenities included in the project, such as park areas, open spaces, common recreation facilities, etc.(these also need to be shown on your site plan): \_\_\_\_\_
2. Will the development occur in phases? ☐ Yes ☐ No  
If yes describe: \_\_\_\_\_
3. Do you have any plans for future additions, expansion or further activity related to or connected with this proposal? ☐ Yes ☐ No  
If yes, explain: \_\_\_\_\_
4. Are there any proposed or existing deed restrictions? ☐ Yes ☐ No  
If yes, please describe: \_\_\_\_\_

### **Energy Conservation Information**

1. Describe any special energy conservation measures or building materials that will be incorporated into your project\*: \_\_\_\_\_

\* The county's Building Energy Efficient Structures (BEES) program can reduce your construction permit fees. Your building must exceed the California State Energy Standards (Title 24) in order to qualify for this program. If you are interested in more information, please contact the Building Services Division of the Department of Planning and Building at (805) 781-5600.

### **Environmental Information**

1. List any mitigation measures that you propose to lessen the impacts associated with your project: \_\_\_\_\_  
\_\_\_\_\_
2. Are you aware of any unique, rare or endangered species (vegetation or wildlife) associated with the project site? ☐ Yes ☐ No  
If yes, please list: \_\_\_\_\_
3. Are you aware of any previous environmental determinations for all or portions of this property? ☐ Yes ☐ No  
If yes, please describe and provide "ED" number(s): \_\_\_\_\_

### **Other Related Permits**

1. List all permits, licenses or government approvals that will be required for your project (federal, state and local): \_\_\_\_\_

*(If you are unsure if additional permits are required from other agencies, please ask a member of department staff currently assigned in either current planning or the environmental division)*

# INFORMATION DISCLOSURE FORM

San Luis Obispo County Department of Planning and Building File No \_\_\_\_\_

.....  
**TIME LIMITS FOR PROCESSING AND PUBLIC NOTICE DISTRIBUTION REQUIREMENTS** - California state law (California Government Code Section 65941.5) requires that the county provide the following information to applicants when a permit application is filed:

Not later than 30 days after a land use or land division application is received, the county must notify the project applicant or designated representative in writing either that the application is complete, or that items are necessary to complete the application. If you are not notified in writing, the application is considered complete. Any land use or land division application must be approved or denied within three months of adoption of the Negative Declaration or determination that the project is exempt, or within six months of the certification of an Environmental Impact Report. The County of San Luis Obispo processes the land use application and the environmental review concurrently, so these decisions are made simultaneously. (Government Code Sections 65943 and 65950 et. seq.)

A project applicant may make a written request to the county, to receive notice of any proposal to adopt or amend the general plan and the land use, real property division, building and construction, road name and addressing, and growth management ordinances which might reasonably be expected to affect that applicant's project. The county offers a subscription service for notification of either: (1) all applications received by the county, or (2) Planning Commission agendas. The cost for each of these services is established by the county fee ordinance. (Government Code Section 65945, 659453, and 659455)

When a property was created through recordation of a final or parcel map, and it is within five years of recordation, the county can not withhold or condition the issuance of building permits for residential units based on conformance with conditions that could have been imposed as conditions of the tentative map except where: (1) A failure to do so would place subdivision residents or residents in the immediate area in a condition perilous to health, safety or both; or (2) The condition is required in order to comply with state or federal law. (Government Code Section 65961)

*Copies Government Code Sections are available at the County of San Luis Obispo Law Library, County Government Center, San Luis Obispo, Ca.*

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**RIGHT TO FARM DISCLOSURE** - The County of San Luis Obispo recognizes the statewide policy to protect and encourage Agriculture. Sections 3482.5 and 3482.6 of the California Civil Code and Chapter 5.16. of the San Luis Obispo County Code protect certain, pre-existing agricultural production and processing operations ("agricultural operation") from nuisance claims. If your property is near a protected agricultural operation, you may be subject to certain inconveniences and/or discomforts which are protected by law. In order for the agricultural operation to be protected, the following requirements of Civil Code sections 3482.5, and 3482.6 must be satisfied:

(1)The agricultural operation must be conducted or maintained for commercial purposes; (2)The agricultural operation must be conducted or maintained in a manner consistent with proper and accepted customs and standards as established and followed by similar agricultural operations in the same locality; (3)The agricultural operation predated the affected use(s) on your property; (4)The agricultural operation has been in existence for more than three years, and (5)The agricultural operation was not a nuisance at the time it began.

If your property is near an agricultural operation in the unincorporated area of the County, which satisfies the above requirements, you may at times be subject to one or more inconveniences and/or discomfort arising from that operation. Such inconveniences may include (depending upon the type of agricultural operation protected), but are not necessarily limited to, the following: noise, odors, fumes, dust, legal pesticide use, fertilizers, smoke, insects, farm personnel and truck traffic, visual impacts, night time lighting, operation of machinery and the storage, warehousing and processing of agricultural products or other inconveniences or discomforts associated with the protected agricultural operations. For additional information pertaining to this disclosure and the Right to Farm Ordinance, or concerns with an agricultural operation, please contact the San Luis Obispo County Agricultural Commissioners Office."

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**HAZARDOUS WASTE AND SUBSTANCE SITES AND LANDFILL DISCLOSURE** - Please verify whether your project is on the Known Hazardous Waste and Substances Sites List pursuant to AB 3750 and if you are within 1/2 mile of certain landfills (see back of sheet)

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## PLEASE COMPLETE AND SIGN BELOW

I acknowledge that I have read and understand the information and policy and detailed above: (1) Time Limits for processing and (2) Public Notice Distribution requirements and (3) the Right to Farm Disclosure.

**AND** I acknowledge that I have reviewed the list of Identified Hazardous Waste and Substances Sites List and the landfill disclosure on the back of this form and find the following: (1) The site is not shown on the list of Identified Hazardous Waste and Substances Site; (2) The site is shown on the list dated April 1998, or any later list published by the State Office of Planning and Research and (3) I have read the disclosure statement on landfill operations.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

# San Luis Obispo County

## Identified Hazardous Waste Sites - April 1998

### **IMPACT CITY: ARROYO GRANDE**

Site: Union Oil Co - Santa Maria refinery  
 Location: Willow Rd. north of Guadalupe  
 City: Arroyo Grande Zip: 93420  
 Source: DHS1

### **IMPACT CITY: CAMBRIA**

Site: Hampton Hotel  
 Location: 2601 Main Street  
 City: Cambria Zip: 93428  
 Source: WRCB Problem: Tank Leak

Site: Cambria General Store  
 Location: 850 Main Street  
 City: Cambria Zip: 93428  
 Source: WRCB Problem: Tank Leak

Site: Chevron  
 Location: 2194 Main Street  
 City: Cambria Zip: 93428  
 Source: WRCB Problem: Tank Leak

### **IMPACT CITY: CAYUCOS**

Site: Chevron  
 Location: 12 N Ocean Blvd  
 City: Cayucos Zip: 93430  
 Source: WRCB Problem: Tank Leak

Site: Bob's Corner Store  
 Location: 198 N Ocean Blvd  
 City: Cayucos Zip: 93430  
 Source: WRCB Problem: Tank Leak

### **IMPACT CITY: CHOLAME**

Site: Hearst Corp  
 Location: Highway 46  
 City: Cholame Zip: 93431  
 Source: WRCB Problem: Tank Leak

### **IMPACT CITY: LOS OSOS**

Site: Los Osos Valley Garage  
 Location: 1099 Los Osos Valley Road  
 City: Los Osos Zip: 93402  
 Source: WRCB Problem: Tank Leak

Site: Los Osos Landfill  
 Location: Turri Road  
 City: Los Osos Zip: 93402  
 Source: CIWMB Problem: Grndwt Cont

### **IMPACT CITY: LOS PADRES**

Site: Ozena Station  
 Location: Highway 33  
 Zip: 93023  
 Source: WRCB Problem: Tank Leak

### **IMPACT CITY: NIPOMO**

Site: Hemerick  
 Location: 600 Hill St  
 City: Nipomo Zip: 93444  
 Source: WRCB Problem: Tank Leak

### **IMPACT CITY: OCEANO**

Site: Bell Craig (form serv station)  
 Location: 1899 Cienega  
 City: Oceano Zip: 93445  
 Source: WRCB Problem: Tank Leak

### **IMPACT CITY: PASO ROBLES**

Site: Camp Roberts Site 936  
 Location: Highway 101  
 City: San Miguel Zip: 93451  
 Source: WRCB Problem: Tank Leak

### **IMPACT CITY: PASO ROBLES**

Site: San Paso Truck & Auto  
 Location: Wellsona Road  
 City: Paso Robles Zip: 93446  
 Source: WRCB Problem: Tank Leak

### **IMPACT CITY: SAN LUIS**

**OBISPO**  
 Site: Unocal Tank Farm Facility  
 Location: 276 Tank Farm Rd  
 City: SLO Zip: 93401  
 Source: WRCB Problem: Tank Leak

Site: Hearn Trucking  
 Location: 4902 Edna Rd  
 City: SLO Zip: 93401  
 Source: WRCB Problem: Tank Leak

Site: Camp San Luis Obispo  
 Location: Hwy. 1 west of Hwy. 101  
 City: San Luis Obispo Zip: 93401  
 Source: WRCB Problem: Tank Leak

Site: SLO Golf & Country Club

Location: 255 Country Club  
 City: San Luis Obispo Zip: 93401  
 Source: WRCB Problem: Tank Leak

### **IMPACT CITY: SAN SIMEON**

Site: Chevron  
 Location: 9540 Castillo Drive  
 City: San Simeon Zip: 93452  
 Source: WRCB Problem: Tank Leak

### **IMPACT CITY: SANTA MARGARITA**

Site: Kaiser Sand & Gravel  
 Location: El Camino Real  
 City: Santa Margarita Zip: 93453  
 Source: WRCB Problem: Tank Leak

Site: Pacific Beverage  
 Location: 22255 El Camino Real  
 City: Santa Margarita Zip: 93453  
 Source: WRCB Problem: Tank Leak

### **IMPACT CITY: TEMPLETON**

Site: Templeton Mobile  
 Location: 701 Las Tablas  
 City: Templeton Zip: 93465  
 Source: WRCB Problem: Tank Leak

## **LANDFILL OPERATIONS DISCLOSURE**

### **EL POMAR/ESTRELLA PLANNING AREA**

If your site is located within 1/2 mile of either the Paso Robles Municipal or the Chicago Grade Landfills (see maps on file with the Department of Planning and Building), this acts to notify you of your proximity to a landfill operation and all of the associated inconveniences and discomforts resulting from the continuing and future operation of such landfill, including possible expansions. Persons living near landfills may contact the California Integrated Waste Management Board (916) 341-6413 to seek available remedies concerning any improper or unlawful activities at the landfill.